

Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2016 Pay 2017:
Airport Allocation Area

County: 03 (Bartholomew)
Jurisdiction: Columbus City - Columbus Township (005)
Allocation Area Code: T03010
Allocation Area Name: Airport Allocation Area
Form Prepared By:
Name: Dan Botich, Senior Economic Development Professional
Unit/Company: SEH of Indiana
Phone Number: (219) 513-2516
Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2015 Pay 2016 Base Assessed Value of Allocation Area	\$ 4,259,085
2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area	10,518,815
3) 2015 Pay 2016 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 14,777,900
4) 2016 Pay 2017 Net Assessed Value of Allocation Area	\$ 14,184,900
5) 2016 Pay 2017 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-
6) 2016 Pay 2017 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	(61,900)
7) 2016 Pay 2017 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2016 Pay 2017 Appeals Settlements in Allocation Area	-
9) 2016 Pay 2017 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 14,123,000
10) 2016 Pay 2017 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.95568
11) 2016 Pay 2017 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 4,070,322
12) 2016 Pay 2017 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 10,114,578
13) Estimated 2016 Pay 2017 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5396
14) Estimated 2016 Pay 2017 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 256,870
15) Actual 2015 Pay 2016 Tax Rate for the Allocation Area	\$ 2.5396

2016 Pay 2017 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

0.95568

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

Dated (month, date, year) August 16, 2016

Barbara Hackman
County Auditor (Signature)

Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Airport Allocation Area

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Courtney Schaafsma
Commissioner, Department of Local Government Finance

8-18-16
Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2016 Pay 2017:
Central - Columbus Allocation Area

County: 03 (Bartholomew)
Jurisdiction: Columbus City - Columbus Township (005)
Allocation Area Code: T03020
Allocation Area Name: Central - Columbus Allocation Area

Form Prepared By:
Name: Dan Botich, Senior Economic Development Professional
Unit/Company: SEH of Indiana
Phone Number: (219) 513-2516
Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2015 Pay 2016 Base Assessed Value of Allocation Area	\$ 118,481,951
2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area	158,706,844
3) 2015 Pay 2016 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 277,188,795
4) 2016 Pay 2017 Net Assessed Value of Allocation Area	\$ 280,161,690
5) 2016 Pay 2017 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	11,524,200
6) 2016 Pay 2017 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	(4,631,100)
7) 2016 Pay 2017 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	1,583,468
8) Estimated Assessed Value Decrease Due to 2016 Pay 2017 Appeals Settlements in Allocation Area	-
9) 2016 Pay 2017 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 262,422,922
10) 2016 Pay 2017 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.94673
11) 2016 Pay 2017 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 112,170,417
12) 2016 Pay 2017 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 167,991,273
13) Estimated 2016 Pay 2017 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5396
14) Estimated 2016 Pay 2017 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 4,266,306
15) Actual 2015 Pay 2016 Tax Rate for the Allocation Area	\$ 2.5396

2016 Pay 2017 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

0.94673

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of
my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

Dated (month, date, year) August 16, 2016

Barbara Hackman
County Auditor (Signature)

Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Central - Columbus Allocation Area

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Anthony L. Schaafsma
Commissioner, Department of Local Government Finance

8-18-16
Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2016 Pay 2017:
Central - Harrison Annex Allocation Area

County: 03 (Bartholomew)
Jurisdiction: Columbus City - Harrison Township (024)
Allocation Area Code: T03020
Allocation Area Name: Central - Harrison Annex Allocation Area

Form Prepared By:
Name: Dan Botich, Senior Economic Development Professional
Unit/Company: SEH of Indiana
Phone Number: (219) 513-2516
Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2015 Pay 2016 Base Assessed Value of Allocation Area	\$ 3,693,965
2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area	-
3) 2015 Pay 2016 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 3,693,965
4) 2016 Pay 2017 Net Assessed Value of Allocation Area	\$ 5,371,980
5) 2016 Pay 2017 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-
6) 2016 Pay 2017 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	(16,300)
7) 2016 Pay 2017 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2016 Pay 2017 Appeals Settlements in Allocation Area	-
9) 2016 Pay 2017 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 5,355,680
10) 2016 Pay 2017 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	1.44985
11) 2016 Pay 2017 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 5,355,695
12) 2016 Pay 2017 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 16,285
13) Estimated 2016 Pay 2017 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5247
14) Estimated 2016 Pay 2017 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 411
15) Actual 2015 Pay 2016 Tax Rate for the Allocation Area	\$ 2.5247

2016 Pay 2017 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

1.44985

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

Dated (month, date, year)

August 16, 2016

Barbara Hackman
County Auditor (Signature)

Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Central - Harrison Annex Allocation Area

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Courtney L Schaafsma
Commissioner, Department of Local Government Finance

8-18-16
Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2016 Pay 2017:
Central - Wayne Annex Allocation Area

County: 03 (Bartholomew)
Jurisdiction: Columbus City - Wayne Township (021)
Allocation Area Code: T03020
Allocation Area Name: Central - Wayne Annex Allocation Area

Form Prepared By:
Name: Dan Botich, Senior Economic Development Professional
Unit/Company: SEH of Indiana
Phone Number: (219) 513-2516
Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2015 Pay 2016 Base Assessed Value of Allocation Area	\$ 66,071,448	
2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area	132,316,390	
3) 2015 Pay 2016 Net Assessed Value of Allocation Area (Line 1 + Line 2)		\$ 198,387,838
4) 2016 Pay 2017 Net Assessed Value of Allocation Area	\$ 196,897,500	
5) 2016 Pay 2017 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	1,440,300	
6) 2016 Pay 2017 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	(1,456,600)	
7) 2016 Pay 2017 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	1,446,740	
8) Estimated Assessed Value Decrease Due to 2016 Pay 2017 Appeals Settlements in Allocation Area		
9) 2016 Pay 2017 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)		\$ 192,553,860
10) 2016 Pay 2017 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.97059
11) 2016 Pay 2017 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)		\$ 64,128,287
12) 2016 Pay 2017 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)		\$ 132,769,213
13) Estimated 2016 Pay 2017 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5245	
14) Estimated 2016 Pay 2017 Incremental Tax Revenue ((Line 12/100) * Line 13)		\$ 3,351,759
15) Actual 2015 Pay 2016 Tax Rate for the Allocation Area		\$ 2.5245

2016 Pay 2017 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

0.97059

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

Dated (month, date, year)

August 16, 2016

Barbara Hackman
County Auditor (Signature)

Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Central - Wayne Annex Allocation Area

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Courtney L Schaafsma
Commissioner, Department of Local Government Finance

8-18-16
Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2016 Pay 2017:
Cummins Allocation Area

County: 03 (Bartholomew)
Jurisdiction: Columbus City - Columbus Township (005)
Allocation Area Code: T03030
Allocation Area Name: Cummins Allocation Area

Form Prepared By:

Name: Dan Botich, Senior Economic Development Professional
Unit/Company: SEH of Indiana
Phone Number: (219) 513-2516
Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2015 Pay 2016 Base Assessed Value of Allocation Area	\$ 9,859,945	
2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area	13,414,955	
3) 2015 Pay 2016 Net Assessed Value of Allocation Area (Line 1 + Line 2)		\$ 23,274,900
4) 2016 Pay 2017 Net Assessed Value of Allocation Area	\$ 23,199,800	
5) 2016 Pay 2017 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-	
6) 2016 Pay 2017 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	-	
7) 2016 Pay 2017 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-	
8) Estimated Assessed Value Decrease Due to 2016 Pay 2017 Appeals Settlements in Allocation Area	-	
9) 2016 Pay 2017 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)		\$ 23,199,800
10) 2016 Pay 2017 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)		0.99677
11) 2016 Pay 2017 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 9,828,097	
12) 2016 Pay 2017 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 13,371,703	
13) Estimated 2016 Pay 2017 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5396	
14) Estimated 2016 Pay 2017 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 339,588	
15) Actual 2015 Pay 2016 Tax Rate for the Allocation Area	\$ 2.5396	

2016 Pay 2017 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

0.99677

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

Dated (month, date, year)

August 16, 2016

Barbara Hackman
County Auditor (Signature)

Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: Cummins Allocation Area

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Courtney L Schaafsma
Commissioner, Department of Local Government Finance

8-18-16
Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2016 Pay 2017:
South Commons Allocation Area

County: 03 (Bartholomew)
Jurisdiction: Columbus City - Columbus Township (005)
Allocation Area Code: T03040
Allocation Area Name: South Commons Allocation Area

Form Prepared By:
Name: Dan Botich, Senior Economic Development Professional
Unit/Company: SEH of Indiana
Phone Number: (219) 513-2516
Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2015 Pay 2016 Base Assessed Value of Allocation Area	\$ -
2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area	12,709,200
3) 2015 Pay 2016 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 12,709,200
4) 2016 Pay 2017 Net Assessed Value of Allocation Area	\$ 12,709,200
5) 2016 Pay 2017 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-
6) 2016 Pay 2017 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	-
7) 2016 Pay 2017 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2016 Pay 2017 Appeals Settlements in Allocation Area	-
9) 2016 Pay 2017 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 12,709,200
10) 2016 Pay 2017 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	1.00000
11) 2016 Pay 2017 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ -
12) 2016 Pay 2017 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 12,709,200
13) Estimated 2016 Pay 2017 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5396
14) Estimated 2016 Pay 2017 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ 322,763
15) Actual 2015 Pay 2016 Tax Rate for the Allocation Area	\$ 2.5396

2016 Pay 2017 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)

1.00000

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

Dated (month, date, year) August 16, 2016

Barbara Hackman
County Auditor (Signature)

Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: South Commons Allocation Area

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Laurey L. Schaafsma
Commissioner, Department of Local Government Finance

8-18-16
Date (month, date, year)



Bartholomew County, Indiana
Office of the Bartholomew County Auditor
Barbara Hackman, Auditor

TIF Allocation Area Real Property Base Neutralization Worksheet 2016 Pay 2017:
BC Greater Northern Gateway EDA(a)

County: 03 (Bartholomew)
Jurisdiction: Bartholomew County-German Township
Allocation Area Code: T03050
Allocation Area Name: BC Greater Northern Gateway EDA(a) (a) March 1, 2015 Base Year.
Form Prepared By:
Name: Dan Botich, Senior Economic Development Professional
Unit/Company: SEH of Indiana
Phone Number: (219) 513-2516
Electronic Mail Address: dbotich@sehinc.com

ALLOCATION AREA NEUTRALIZATION CALCULATION

1) 2015 Pay 2016 Base Assessed Value of Allocation Area	\$ 403,300
2) 2015 Pay 2016 Incremental Assessed Value of Allocation Area	-
3) 2015 Pay 2016 Net Assessed Value of Allocation Area (Line 1 + Line 2)	\$ 403,300
4) 2016 Pay 2017 Net Assessed Value of Allocation Area	\$ 385,500
5) 2016 Pay 2017 Net Assessed Value Growth in Allocation Area Due to New Construction or a Change in Tax Status	-
6) 2016 Pay 2017 Net Assessed Value Decrease in Allocation Area Due to Demolition or a Change in Tax Status	-
7) 2016 Pay 2017 Net Assessed Value Growth as a Result of Abatement Roll-Off in Allocation Area	-
8) Estimated Assessed Value Decrease Due to 2016 Pay 2017 Appeals Settlements in Allocation Area	-
9) 2016 Pay 2017 Adjusted Net Assessed Value of Allocation Area (Line 4 - Line 5 + Line 6 - Line 7 - Line 8)	\$ 385,500
10) 2016 Pay 2017 Neutralization Factor (Line 9 / Line 3) (Round to Five Decimal Places)	0.95586
11) 2016 Pay 2017 Adjusted Base Assessed Value of Allocation Area (Line 1 * Line 10)	\$ 385,498
12) 2016 Pay 2017 Incremental Assessed Value of Allocation Area (Line 4 - Line 11)	\$ 2
13) Estimated 2016 Pay 2017 Tax Rate for the Allocation Area (Round to Four Decimal Places)	\$ 2.5396
14) Estimated 2016 Pay 2017 Incremental Tax Revenue ((Line 12/100) * Line 13)	\$ -
15) Actual 2015 Pay 2016 Tax Rate for the Allocation Area	\$ 2.5396
2016 Pay 2017 BASE NEUTRALIZATION FACTOR FOR ALLOCATION AREA (LINE 10)	0.95586

I, Barbara Hackman, Auditor of Bartholomew County, certify to the best of my knowledge that the above base assessed value calculation is full, true and complete for the allocation area identified above.

Dated (month, date, year) August 16, 2016

Barbara Hackman
County Auditor (Signature)

Barbara Hackman
County Auditor (Printed)

DEPARTMENT OF LOCAL GOVERNMENT FINANCE
CERTIFICATION OF TIF BASE NEUTRALIZATION

Allocation Area Name: BC Greater Northern Gateway EDA(a)

The base assessed value adjustment, as certified above, is approved by the Department of Local Government Finance.

Anthony L. Schaafsma
Commissioner, Department of Local Government Finance

8-18-16
Date (month, date, year)

